



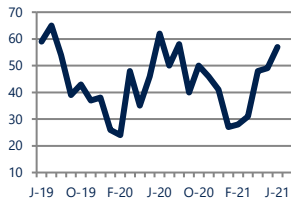
## Focus On: Tuckahoe Housing Market

June 2021

Zip Code(s): 23229

### Units Sold

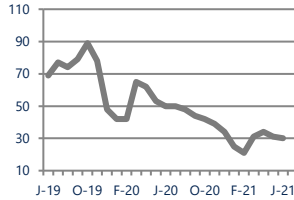
57



**Down -8%**  
Vs. Year Ago

### Active Inventory

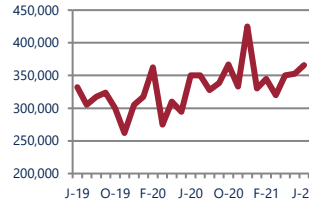
30



**Down -40%**  
Vs. Year Ago

### Median Sale Price

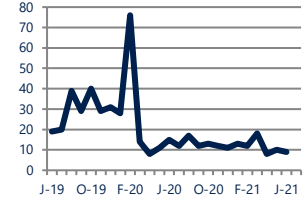
\$366,000



**Up 5%**  
Vs. Year Ago

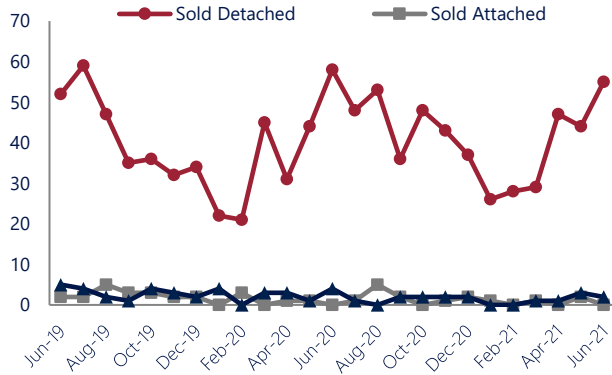
### Days On Market

9



**Down -40%**  
Vs. Year Ago

### Units Sold\*



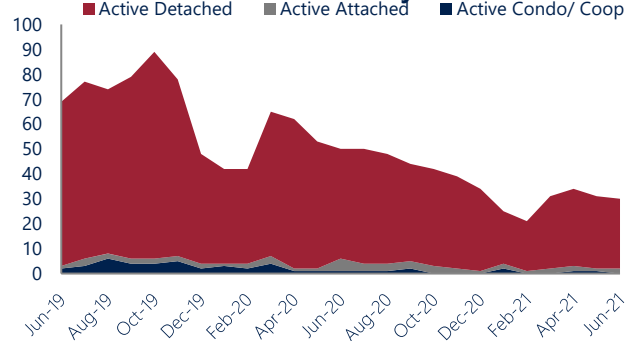
### Units Sold

There was an increase in total units sold in June, with 57 sold this month in Tuckahoe versus 49 last month, an increase of 16%. This month's total units sold was lower than at this time last year, a decrease of 8% versus June 2020.

### Active Inventory

Versus last year, the total number of homes available this month is lower by 20 units or 40%. The total number of active inventory this June was 30 compared to 50 in June 2020. This month's total of 30 is lower than the previous month's total supply of available inventory of 31, a decrease of 3%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last June, the median sale price for Tuckahoe Homes was \$350,000. This June, the median sale price was \$366,000, an increase of 5% or \$16,000 compared to last year. The current median sold price is 4% higher than in May.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.

Tuckahoe are defined as properties listed in zip code/s 23229.

\*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates.

Information included in this report is based on data supplied by CVRMLS and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of CVRMLS or Long & Foster Real Estate, Inc.





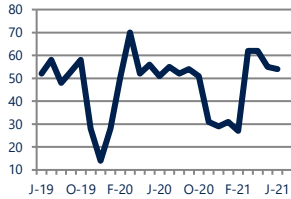
## Focus On: Tuckahoe Housing Market

June 2021

Zip Code(s): 23229

### New Listings

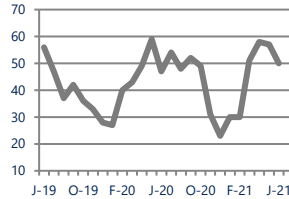
54



Up 6%  
Vs. Year Ago

### Current Contracts

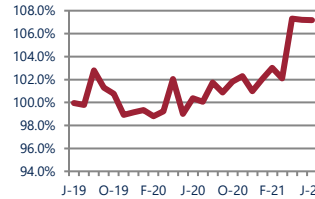
50



Up 6%  
Vs. Year Ago

### Sold Vs. List Price

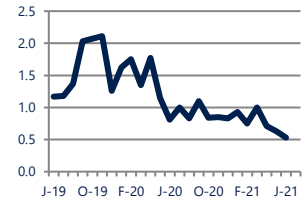
107.2%



Up  
Vs. Year Ago

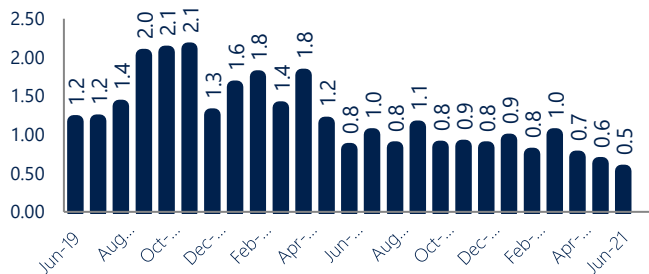
### Months of Supply

0.5



Down -35%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

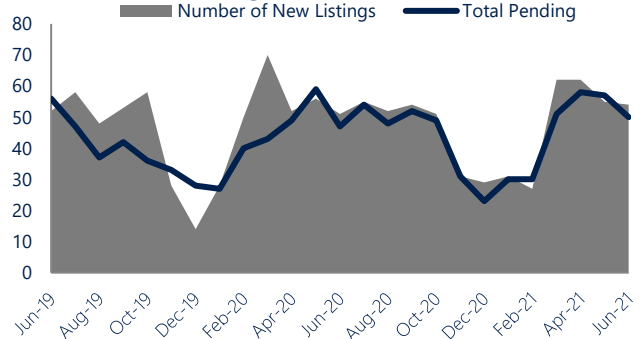
In June, there was 0.5 months of supply available in Tuckahoe, compared to 0.8 in June 2020. That is a decrease of 35% versus a year ago.

Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

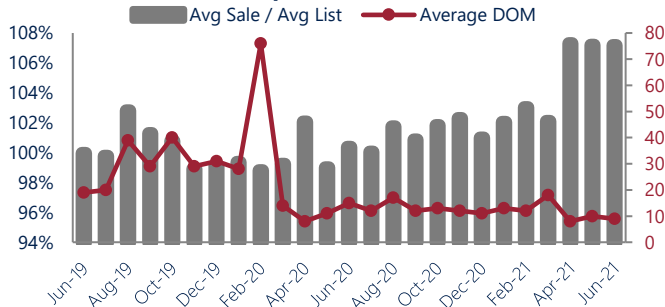
### New Listings & Current Contracts

This month there were 54 homes newly listed for sale in Tuckahoe compared to 51 in June 2020, an increase of 6%. There were 50 current contracts pending sale this June compared to 47 a year ago. The number of current contracts is 6% higher than last June.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In June, the average sale price in Tuckahoe was 107.2% of the average list price, which is higher than at this time last year.

### Days On Market

This month, the average number of days on market was 9, lower than the average last year, which was 15, a decrease of 40%.

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